

055.0

0002

0003.0

Map

Block

Lot

1 of 1
CARDIndustrial
ARLINGTONAPPRAISED:
USE VALUE:
ASSESSED:Total Card / Total Parcel
803,200 / 803,200
803,200 / 803,200
803,200 / 803,200

PROPERTY LOCATION

No	Alt No	Direction/Street/City
22		PRENTISS RD, ARLINGTON

OWNERSHIP

Unit #:

Owner 1: CARNEY JOHN A	
Owner 2:	
Owner 3:	

Street 1: 98 RICHFIELD RD

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry Own Occ: N

Postal: 02474 Type:

PREVIOUS OWNER

Owner 1: WILFERT DAVID P & JAMES TRS -

Owner 2: 22 PRENTISS RD REALTY TR -

Street 1: C/O JAMES WILFERT

Twn/City: ARLINGTON

St/Prov: MA Cntry

Postal: 02476

NARRATIVE DESCRIPTION

This parcel contains .235 Sq. Ft. of land mainly classified as Comm. Whs. with a Warehouse Building built about 1950, having primarily Conc. Block Exterior and 9456 Square Feet, with 1 Unit, 0 Bath, 0 3/4 Bath, 1 HalfBath, 0 Rooms, and 0 Bdrm.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

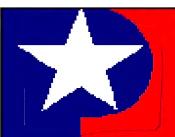
Item	Code	Description	%	Item	Code	Description
Z	B4	VEH OR BU	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
316	Comm. Whs.		10224		Sq. Ft.	Site		0	31.	1.98	CA									626,969						627,000	

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
316	10224.000	176,200		627,000	803,200		36703
							GIS Ref
							GIS Ref
							Insp Date
							03/04/09



Patriot

Properties Inc.

USER DEFINED

Prior Id # 1:	36703
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
PRINT Date	Time
12/30/21	00:33:51
LAST REV Date	Time
10/09/19	15:23:34
apro	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

Parcel ID 055.0-0002-0003.0

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	316	FV	176,200	0	10,224.	627,000	803,200		Year end	12/23/2021
2021	316	FV	176,200	0	10,224.	616,900	793,100		Year End Roll	12/10/2020
2020	316	FV	176,200	0	10,224.	606,700	782,900		Year End Roll	12/18/2019
2019	316	FV	158,300	0	10,224.	566,300	724,600		Year End Roll	1/3/2019
2018	316	FV	158,300	0	10,224.	505,600	663,900		Year End Roll	12/20/2017
2017	316	FV	158,300	0	10,224.	444,900	603,200		Year End Roll	1/3/2017
2016	316	FV	158,300	0	10,224.	333,700	492,000		Year End	1/4/2016
2015	316	FV	97,200	0	10,224.	303,400	400,600		Year End Roll	12/11/2014

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
WILFERT DAVID P	1436-70		6/18/2013	Estate/Div	675,000	No	No		
	685-52		1/1/1901	Family		No	No	N	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
7/31/2013	1153	Manual	8,000	C				

ACTIVITY INFORMATION

Date	Result	By	Name
2/27/2017	I & E Return	MM	Mary M
5/2/2014	External Ins	PC	PHIL C
1/8/2014	Info Fm Prmt	EMK	Ellen K
3/4/2009	Measured	197	PATRIOT
5/9/2000	Measured	197	PATRIOT
11/1/1989		PM	Peter M

Sign: VERIFICATION OF VISIT NOT DATA _____/_____/_____

